

FILE NO. 2/0 C0010097

EVICTIION CITATION

THE STATE OF TEXAS
IN THE JUSTICE'S COURT OF PRECINCT 2
JEFFERSON COUNTY

TO: LISA ADAMS
, & ALL OCCUPANTS
3920 HWY 365 #144
PORT ARTHUR, TX 77642-0000

DEFENDANT

NOTICE:

You have been sued. You may employ an attorney. If you or your attorney do not file an answer with the above named Court by 02:00 P.M. on your appearance date a default judgment may be taken against you.

FAILURE TO APPEAR FOR TRIAL MAY RESULT IN A DEFAULT JUDGMENT BEING ENTERED AGAINST YOU.

SUIT TO EVICT

THIS SUIT TO EVICT INVOLVES IMMEDIATE DEADLINES. CALL THE STATE BAR OF TEXAS TOLL-FREE AT 1-877-9TEXBAR (1-877-983-9227) IF YOU NEED HELP LOCATING AN ATTORNEY. IF YOU CANNOT AFFORD TO HIRE AN ATTORNEY, YOU MAY BE ELIGIBLE FOR FREE OR LOW-COST LEGAL ASSISTANCE.

A TENANT WHO IS SERVING ON ACTIVE MILITARY DUTY MAY HAVE SPECIAL RIGHTS OR RELIEF RELATED TO THIS SUIT UNDER FEDERAL LAW, INCLUDING THE SRVICEMEMBERS CIVIL RELIEF ACT (50 U.S.C. APP. SECTION 501 ET SEQ.), OR STATE LAW, INCLUDING SECTION 92.017, TEXAS PROPERTY CODE

DEMANDA DE DESALOJO

ESTA DEMANDA DE DESALOJO IMPLICA UNA FECHA LIMITE INMEDIATA. PARA ASISTENCIA EN LOCALIZAR A ABOGADO COMUNIQUESE A LA ASOCIACIÓN DE ABOGADOS DE TEXAS AL NUMERO GRATUITO 1-877-9TEXBAR (1-877-983-9227) EN CASO DE NO PODER PAGAR UN ABOGADO. TAL VEZ CALIFIQUE PARA ASISTENCIA LEGAL GRATUITA O BAJO-COSTO.

(QUILNO) QUE ESTÉ DESEMPEÑANDO SUS EL ARRENDATARIO FUNCIONES EN EL SERVICIO MILITAR PUEDE NER DERECHOS ESPECIALES O PROTECCIÓN EN CONEXIÓN CON ESTA DEMANDA CONFORME A LAS LEYES FEDERALES, INCLUIDA LA LEY DE PROTECCIÓN PARA MIEMBROS DE LAS FUERZAS ARMADAS (SECCIÓN 501 Y SIGUIENTES DEL APENDICE DEL CAP. 50 DEL CÓDIGO DE LOS ESTADOS UNIDOS) O CONFORME A LAS LEYES ESTATALES, INCLUIDA LA SECCIÓN 92.017 DEL CÓDIGO DE PROPIEDAD DE TEXAS.

You are hereby commanded to appear before me, Marc DeRouen, a justice of the peace in and for Precinct 2 in Jefferson County at my office located at 525 LAKESHORE DRIVE, PORT ARTHUR, TX 77640. 409-983-8325, SEVEN DAYS FROM DATE CITATION SERVED at 02:00 P.M. in this cause number 2/0 C0010097 on the Docket of said Court, then and there to answer the complaint of:

PLEASE CALL OFFICE FOR A COURT DATE

PLAINTIFF

THE SHIRE APARTMENTS

PLAINTIFF(S), complaining of

LISA ADAMS

, & ALL OCCUPANTS

DEFENDANT(S) in an action of (AN EVICTION SUIT) of and concerning the following described property and premises to-wit:
3920 HWY 365 #144
PORT ARTHUR, TX 77642-0000

Plaintiff(s) also sues for (\$66.87) unpaid rent and damages and costs and for such other relief as he/she may be entitled to.

YOU MAY HAVE THIS CASE HEARD BY A JURY BY MAKING A REQUEST TO THE COURT AND PAYING A JURY FEE OF FIVE DOLLARS ON OR BEFORE FIVE DAYS FROM THE DATE YOU WERE SERVED WITH THIS CITATION.

I, the undersigned, do hereby witness my official signature at PORT ARTHUR, Texas, this the 24th day of JULY, 2012.

Marc DeRouen

Justice of the Peace or Clerk of Court, Precinct 2
Jefferson County, Texas

***** RETURN *****

Came to hand on this 24 day of JULY, 2012, at 3:00 o'clock P.M. and executed by me on the 25 day of July, A.D. 2012, at 8:30 o'clock P.M. by delivering to the within named Defendant Port Arthur, TX

Case 1:14-cv-00390-KFG Document 1-1 Filed 07/25/14 Page 2 of 8 PageID# 10
You are hereby commanded to appear in Court at my office located at 525 LAKESHORE DRIVE, PORT ARTHUR, TX 77640. 409-983-8325, SEVEN DAYS FROM DATE CITATION SERVED at 02:00 P.M. in this cause number 2/0 C0010097 on the Docket of said Court, then and there to answer the complaint of:

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PORT ARTHUR, TX 77642-0000

Plaintiff(s) also sues for (\$66.87) unpaid rent and damages and costs and for such other relief as he/she may be entitled to.

YOU MAY HAVE THIS CASE HEARD BY A JURY BY MAKING A REQUEST TO THE COURT AND PAYING A JURY FEE OF FIVE DOLLARS ON OR BEFORE FIVE DAYS FROM THE DATE YOU WERE SERVED WITH THIS CITATION.

I witness my official signature at PORT ARTHUR, Texas, this the 24th day of JULY, 2012.

Maureen O'Brien

Justice of the Peace or Clerk of Court, Precinct 2

Jefferson County, Texas

***** RETURN *****

Came to hand on the day of JUL 24 2012 at 3:10 o'clock P.M. and executed by me on the day of July 24, 2012 at 3:10 o'clock P.M. by delivering to the within named Defendant *Lisa Adams* a copy of this citation *3920 Hwy 365 Port Arthur, TX* in Jefferson County, Texas, (or by leaving a copy of the citation with *Post Office* person over the age of sixteen years, at the within named Defendant's usual place of abode at *Jefferson County, Texas*.)

Leonard Rocaforte
Constable Pct 2

Constable

By Deputy

Fees - Serving: \$ 60.00

CASE NO. C10097

IN THE JUSTICE COURT PCT. 2 JEFFERSON COUNTY, TEXAS

The Shire Apartments
PLAINTIFFVS.
Lisa Adams & ALL OCCUPANTS
DEFENDANT

SWORN COMPLAINT FOR EVICTION

☐ with Bond for Possession☐ with Suit for Rent

(Check above blanks if applicable)

COMPLAINT. Plaintiff (Landlord) hereby complains of the defendants named above for forcible detainer of plaintiff's premises (including storerooms and parking areas) located in the above precinct, to wit:

3920 Hwy 3105 #144 Harthur TX 77162
Street Address Unit No. (If any) City State Zip

SERVICE OF CITATION: Service is requested on defendants by personal service at home or work by alternative service under Rule 742a. If necessary, alternative service is requested under Rule 742a. Defendants home addresses are: _____

Plaintiff knows of no other home or work addresses of defendants in the county where the premises described in paragraph 1 are located.

This is a lawsuit to evict Lisa Adams a tenant who leases the property located at 3920 Hwy 3105 #144, Harthur TX this property is within Justice Court, Pct. 2 of Jefferson County.UNPAID RENT AS GROUNDS FOR EVICTION. Plaintiff and defendants entered into a rental agreement for the above described premises for occupancy commencing on the 15 day of December 2011. Defendants failed to pay the following rental amounts which were demanded by plaintiff and which were due on the following dates:
7/1/12 - Rent \$66.87

HOLDOVER AS GROUNDS FOR EVICTION. Defendants are unlawfully holding over since they failed to vacate at the end of the rental term or renewal or extension period, which was the _____ day of _____, 20____.

OTHER GROUNDS FOR EVICTION. Plaintiff's other grounds for eviction of defendants are as follows:

_____Written notice to vacate and demand for possession was give on 7/16/12
in the following manner:☐ certified mail
☒ other (explain) letter on door

BOND FOR POSSESSION. If plaintiff has filed a "Bond for Possession" under Rule 740, plaintiff requests (1) that the amount of plaintiff's bond and defendants' counter bond be set, (2) that plaintiff's bond be approved by the Court, and (3) that notice as required by Rule 740 be given to defendants regarding counter bond or early trial.

7/24/12
Date[Signature]
Signature of Plaintiff (landlord or agent)

UNPAID RENT AS GROUNDS FOR EVICTION. Plaintiff and defendants entered into a rental agreement for the above described premises for occupancy commencing on the 1st day of December, 2011. Defendants failed to pay the following rental amounts which were demanded by plaintiff and which were due on the following dates:
7/1/12 - Rent \$66.87

HOLDOVER AS GROUNDS FOR EVICTION. Defendants are unlawfully holding over since they failed to vacate at the end of the rental term or renewal or extension period, which was the _____ day of _____, 2012.

OTHER GROUNDS FOR EVICTION. Plaintiff's other grounds for eviction of defendants are as follows:

Written notice to vacate and demand for possession was give on 7/6/12
in the following manner:

☐ certified mail
☒ other (explain) letter on door

BOND FOR POSSESSION. If plaintiff has filed a "Bond for Possession" under Rule 740, plaintiff requests (1) that the amount of plaintiff's bond and defendants' counter bond be set, (2) that plaintiff's bond be approved by the Court, and (3) that notice as required by Rule 740 be given to defendants regarding counter bond or early trial.

7/24/12
Date

[Signature]
Signature of Plaintiff (landlord or agent)

4020 Hurst 365
Address of Plaintiff (landlord or agent)

Hurst, TX 77042
City, State, Zip Code

409-727-0781
Telephone

SWORN TO AND SUBSCRIBED before me this the 24 day of July, 2012

[Signature]
Notary Public for the State of Texas
My Commission Expires on _____



COMMISSIONERS

RONNIE LINDEN, CHAIRMAN
FARHANA SWATI
BART BRAGG
CLONIE AMBROISE
BRENDA ROY

EXECUTIVE DIRECTOR
CELE QUESADA

August 30, 2012

THE SHIRE APARTMENTS LTD
4020 HWY 365
PORT ARTHUR, TX 77642

Re: LISA ADAMS

Dear Owner/Manager:

You were previously sent notice that your tenant, **LISA ADAMS**, residing at 3920 HWY 365 Apt. 144, PORT ARTHUR, TX was to be cancelled from the Housing Choice Voucher Program effective 8/3/12

This letter is to inform you that The Port Arthur Housing Authority has rescinded the cancellation of your tenant, and any payments due to you will be processed accordingly.

If you have any questions concerning this matter, please feel free to call me at the number listed below.

Sincerely,

Berlinsia Gallentine
Housing Counselor
(409)984-2631
berlinsia.gallentine@pahousing.org

cc: Tenant
Tenant File

Housing Authority of the City of Port Arthur
920 Dequeen, P.O. Box 2295 Port Arthur, Texas 77643
(409) 982-6442 or 1 (800)590-6442

Jeremy Van Huis

P.O. Box 33

Nederland TX 77627

(409) 365-5858

(409) 225-8463 (Lisa)

Email: jeremy_van_huis@mail.com

To: Rita Everett

U.S. Dept. of HUD

Fort Worth Regional OFFICE, Region VI

Office of Fair Housing & Equal Opportunity

801 N. Cherry, #45, Ste. 2500

Ft. Worth Texas 76102

VIA Fax: 817-978-5876

RE: Inquiry # 341032 Representative

Ms. Everett,

I hereby give permission and consent
for you to speak to Lisa Adams and for
her to represent me for purposes of
this investigation.

Sincerely,

Jeremy Van Huis
May 31, 2012

HP Fax Series 900
Plain Paper Fax/Copier

Fax History Report for
HEB Beaumont T C
(409)832-9551
Jun 15 2012 5:04pm

Last Fax

Date	Time	Type	Identification	Duration	Pages	Result
Jun 15	5:03pm	Sent	15124632643	0:29	1	OK

Result:

OK - black and white fax

HEB

009974 06-15-12 4:56P 254/58/00589
1000 9974 0615 1216 5600 589

1 BC FAX MACHINE 1 2.49
***** Sale Subtotal ***** 2.49
Sales Tax 0.21
***** Total Sale ***** 2.70

*** DEBIT 2.70

ITEMS PURCHASED: 1

RECEIPT EXPIRES ON 09-13-12

1000 9974 0615 1216 5600 589

HEB Food-Drugs # /589
4800 B Hwy 365
Port Arthur, TX 77642
Phone: (409) 722-1369
Pharmacy: (409) 722-4066
(409) 722-4597
Store Hours: 8 a.m. to Midnight
Your Cashier: YAMILETH C

The Shire Apartments

4020 Hwy 365
Port Arthur, Texas 77642



Phone: 409-727-0781
Fax: 409-721-5493



First Class and Certified Mail

September 1, 2012

LISA ADAMS
3920 Highway 365
3920-144
Port Arthur, TX 77642

Dear LISA ADAMS,

In accordance with the terms of your lease, we are providing you with a Sixty (90) days notice that your lease will not be renewed after its expiration on **November 30, 2012.**

It will be necessary for you to notify the office to arrange for a move out inspection to be performed when you have vacated the apartment.

If you have any questions regarding this matter, please contact this office.

Sincerely,

Michelle Sanders
Prodigem

Prodigem, LLC does not discriminate on the basis of disability status in the admission or access to, or treatment or employment in, its federally assisted programs and activities.



For those individuals that need TTY assistance:
Dial 711



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